

128.0

0005

0006.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

891,100 / 891,100

USE VALUE:

891,100 / 891,100

ASSESSED:

891,100 / 891,100



PROPERTY LOCATION

No	Alt No	Direction/Street/City
6		REVERE ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	GRESSER WILLIAM F & TRACY A	
Owner 2:		
Owner 3:		

Street 1: 6 REVERE ST

Street 2:

Twn/City: ARLINGTON

St/Prov: MA Cntry: Own Occ: Y

Postal: 02476 Type:

PREVIOUS OWNER

Owner 1:		
Owner 2:		
Street 1:		
Twn/City:		
St/Prov:		
Postal:		

NARRATIVE DESCRIPTION		
This parcel contains 7,760 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1925, having primarily Wood Shingle Exterior and 2316 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 1 HalfBath, 7 Rooms, and 4 Bdrms.		

OTHER ASSESSMENTS		
Code	Descrip/No	Amount

Com. Int		
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PROPERTY FACTORS		
Item	Code	Description
Z	R1	SINGLE FA
o		100
n		water
Census:		Sewer
Flood Haz:		Electri
D		Exempt
s		
t		

Topo	2	Above Street
Street		
Gas:		

LAND SECTION (First 7 lines only)		
Use Code	Description LUC Fact	No of Units
101	One Family	7760
Sq. Ft.	Site	
0	80.	0.84 9

IN PROCESS APPRAISAL SUMMARY

Use Code							Land Size		Building Value		Yard Items		Land Value		Total Value		Legal Description			User Acct	
101							7760.000		364,900		4,000		522,200		891,100					83466	
Total Card							0.178		364,900		4,000		522,200		891,100					GIS Ref	
Total Parcel							0.178		364,900		4,000		522,200		891,100					GIS Ref	
Source: Market Adj Cost																				Insp Date	
																				10/13/16	

Total Card / Total Parcel
891,100 / 891,100APPRAISED:
891,100 / 891,100USE VALUE:
891,100 / 891,100ASSESSED:
891,100 / 891,100

10/13/16

11066!

PRINT

Date Time

12/11/20 00:25:34

LAST REV

Date Time

10/13/16 15:15:44

danam

10066

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

SALES INFORMATION

TAX DISTRICT

PAT ACCT.

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
CAMPBELL MURDEN	1103-10		10/30/1992		199,000	No	No	Y	

BUILDING PERMITS		
Date	Number	Descrip
1/7/2016	15	Re-Roof
12/11/2015	1906	Porch

Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
16,700					strip & reroof
8,000					rebuild front porc
137,800	C		G4	GR FY04	ADDITION OF KITCHEN

ACTIVITY INFORMATION		
Date	Result	By
10/13/2016	Measured	DGM D Mann
10/13/2016	Permit Visit	DGM D Mann
11/4/2008	Meas/Inspect	163 PATRIOT
1/24/2000	Inspected	264 PATRIOT
12/2/1999	Measured	243 PATRIOT
10/1/1991		PM Peter M

Sign:	VERIFICATION OF VISIT NOT DATA
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/	/	/
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Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		7760		Sq. Ft.	Site		0	80.	0.84	9									522,242						522,200	

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH												
Type: 6 - Colonial	Sty Ht: 2 - 2 Story	(Liv) Units: 1	Total: 1	Full Bath: 1	Rating: Average	A Bath: 1	Rating:	SCUTTLE HOLE. OF=4 FIXTURES IN 3/4 BTH.				FFL (4)	3	2	24	3	FFL (4)							
Foundation: 2 - Conc. Block	Frame: 1 - Wood	Prime Wall: 1 - Wood Shingle	Sec Wall: %	3/4 Bath: 1	Rating: Good	A 3QBth: 1	Rating:	1/2 Bath: 1	Rating: Average	A HBth: 1	Rating:	OthrFix: 1	Rating: Good	6	6	1	WDK FFL (40)							
Roof Struct: 1 - Gable	Roof Cover: 1 - Asphalt Shgl	Color: GRAY	View / Desir:	Kits: 1	Rating: Very Good	A Kits: 1	Rating:	Fpl: 1	Rating: Average	WSFlue: 1	Rating:	RESIDENTIAL GRID												
GENERAL INFORMATION				OTHER FEATURES				1st Res Grid Desc: Line 1 # Units: 1				FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O	
Grade: C - Average	Year Blt: 1925	Eff Yr Blt:	Alt LUC:	Location:	Total Units:	Other:	Upper:	Lvl 2:	Lvl 1:	Lower:	Totals	RMs: 7	BRs: 4	Baths: 1	HB: 1	18	13	32	5	8	13	5		
Jurisdct: G4	Fact: .	Const Mod:	Lump Sum Adj:	Floor:	% Own:	REMODELING				RES BREAKDOWN	Exterior:	No Unit	RMS	BRS	FL									
				Name:		Additions: 2002	Interior:	1	7	4	M	Kitchen:												
				DEPRECIATION	Functional:	Baths:					Plumbing:													
				Economic:	Special:	Electric:					Electric:													
				Override:	Total: 18.6 %	Heating:					Heating:													
				CALC SUMMARY	General:						General:	1	7	4										
				COMPARABLE SALES																				
				Basic \$ / SQ: 125.00	Size Adj.: 1.10336781	Const Adj.: 0.98000199	Adj \$ / SQ: 135.163	Other Features: 100700	Grade Factor: 1.00	NBHD Inf: 1.00000000	NBHD Mod:	WtAv\$/SQ:	AvRate:	Ind.Val										
				LUC Factor: 1.00	Adj Total: 448284	Depreciation: 83381	Final Total: 364903	Juris. Factor: 1.00	Before Depr: 135.16	Special Features: 0	Val/Su Net: 113.85	Final Total: 364900	Val/Su SzAd	157.56										
MOBILE HOME				Make:	Model:	Serial #:	Year:	Color:	PARCEL ID 128.0-0005-0006.0															
SPEC FEATURES/YARD ITEMS																								
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value							
3	Garage	D	Y	1	14X20	A	AV	1925	23.93	T	40	101			4,000		4,000							
More: N	Total Yard Items:	4,000	Total Special Features:		Total:	4,000																		
IMAGE AssessPro Patriot Properties, Inc																								